

**EXHIBIT “A”**

### A. Settlement Statement

Exhibit A Page 2 of 3

U.S. Department of Housing and Urban Development

QMB Approval No. 2502-028

**SUGGESTING FORM 1099 SELLER STATEMENT:** The information contained herein is important tax information and is being furnished to the Internal Revenue Service. If you are required to file a return, a penalty and/or other sanctions may be imposed on you if this return is not filed timely and the IRS determines that it has not been reported. The Contract Sales Price described on the 401 above constitutes the Gross Proceeds of this transaction.

SELLER'S SIGNATURE (S)

SELLER(S) SIGNATURE(S) \_\_\_\_\_

SELLER(S) NEW MAILING ADDRESS: \_\_\_\_\_

SELLER(S) PHONE NUMBER(S) \_\_\_\_\_ (H) \_\_\_\_\_ (W) \_\_\_\_\_

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT SETTLEMENT STATEMENT		File Number F17-1121 TitleExpress Settlement System Printed 11/21/2017 at 11:39 MGR	Form HUD-1 (3-14) rev. March 2014
L. SETTLEMENT CHARGES		PAID FROM BORROWER'S FUNDS AT SETTLEMENT	PAID FROM SELLER'S FUNDS AT SETTLEMENT
700. TOTAL SALE BROKER'S COMMISSION based on price \$270,000.00 @ 6.00% = 16,200.00 Division of Commission (line 700) as follows:			
701. \$ 8,100.00	to The Barndt Agency Inc.		
702. \$ 8,100.00	to Brode & Brooks, Inc.		
703. Commission paid at Settlement			16,200.00
704. Transaction Fee	to Brode & Brooks, Inc.		175.00
800. ITEMS PAYABLE IN CONNECTION WITH LOAN			
801. Loan Origination Fee	%		
802. Loan Discount	%		
803. Appraisal Fee	to QNB Bank		1,850.00
804. Credit Report			
805. Document Preparation Fee	to QNB Bank		175.00
806. Wire Transfer Fee	to QNB Bank		15.00
807. Flood Determination	to QNB Bank		10.00
808.			
809.			
810.			
811.			
900. ITEMS REQUIRED BY LENDER TO BE PAID IN ADVANCE			
901. Interest From	to	\$5	/day
902. Mortgage Insurance Premium for	to		
903. Hazard Insurance Premium for	to		
904.			
905.			
1000. RESERVES DEPOSITED WITH LENDER FOR			
1001. Hazard Insurance	mo. @ \$		/mo
1002. Mortgage Insurance	mo. @ \$		/mo
1003. City Property Tax	mo. @ \$	48.00	/mo
1004. County Property Tax	mo. @ \$	84.08	/mo
1005. School Taxes	mo. @ \$	360.54	/mo
1006. Aggregate Analysis Adjustment			0.00
1100. TITLE CHARGES			
1101. Settlement or closing fee			
1102. Abstract or title search			
1103. Title examination			
1104. UPS Proceeds	to Manatawny Land Transfer		15.00
1105. Document Preparation			
1106. Notary Fees	to Manatawny Land Transfer		60.00
1107. Attorney's fees			
Includes above items No:			
1108. Title insurance	to Manatawny Land Transfer		1,994.00
Includes above items No:			
1109. Lender's Policy	216,000.00 - 1,686.20		
1110. Owner's Policy	270,000.00 - 307.80		
1111. 100 No Viol, 300 Survey, 7:0 to Manatawny Land Transfer			250.00
1112. Closing Protection	to Manatawny Land Transfer		125.00
1113. Wire Mortgage Payoff	to Manatawny Land Transfer		20.00
1200. GOVERNMENT RECORDING AND TRANSFER CHARGES			
1201. Recording Fees Deed \$5.00	: Mortgage \$185.00	: Release \$	280.00
1202. City/County tax/stamps	Deed \$,700.00	: Mortgage \$	2,700.00
1203. State Tax/stamps	Deed \$,700.00	: Mortgage \$	2,700.00
1204. Record Assignment of Deeds	to Montgomery County Recorder of Deeds		143.00
1205.			
1300. ADDITIONAL SETTLEMENT CHARGES			
1301. Survey			
1302. Reimb Tax/Water/Sewer Certo Manatawny Land Transfer			130.00
1303. Final Sewer	to Upper Montgomery Joint Authority		1,233.18
1304. Final Water	to East Greenville Borough		799.59
1305. repair lateral req. by TWP	to Hidlenbrand Excavating Inc		5,642.07
1306. Reimb. UBO	to The Barndt Agency		150.00
1307.			
1308.			
1400. TOTAL SETTLEMENT CHARGES	(enter on lines 103, Section J and 502, Section K)	7,777.00	26,889.84

I have carefully reviewed this HUD-1 Settlement Statement and to the best of my knowledge and belief, it is a true and accurate statement of all charges and disbursements made on my account or by me in this transaction. I further certify that I have received a copy of the HUD-1 Settlement Statement.

WARNING: IT IS A CRIME TO KNOWLEDGELY MAKE FALSE STATEMENTS TO THE  
UNITED STATES OR ANY STATE OR LOCAL GOVERNMENT. PENALTIES UPON CONVICTION  
CAN INCLUDE A FINE AND IMPRISONMENT. FOR DETAILS SEE TITLE 18,  
U.S. CODE SECTION 1001 AND SECTION 1012.

This HUD-1 Settlement Statement, which I have prepared as a true and accurate account of this transaction, is to be used in connection with the price to be disbursed in accordance with this statement.

By \_\_\_\_\_ Date 11/21/17